

- TC Comprehensive Planned Development
- TC Mixed Use Preferred Office
- TC Mixed Use Preferred Residential
- TC Preferred Residential/ Multi-Family
- TC Public Park and Open Space
- TC Preferred Commercial
- TC Preferred Office
- TC Preferred Residential
- TC Preferred Residential - Single Family Attached
- TC Entertainment Corridor
- TC Public and Institutional
- Rail Right of Way
- Rockville Pike Residential
- Rockville Pike Corridor Mixed Use Development
- General Commercial
- Neighborhood Commercial
- Service Industrial
- Restricted Industrial/Office Park
- Transitional Office
- High Rise Apartments
- Garden Apartments
- Attached Residential
- Detached Residential (High Density Over 4 Units Per Acre)
- Detached Residential (Medium Density 2.5 to 4 Units Per Acre)
- Detached Residential (Low Density Less Than 2.5 Units Per Acre)
- Private Recreational and Conservation Area
- Public Buildings and Facilities
- Institutional
- Public Park and Open Space

- Rapid Transit Station
- Roadways
- City Limits
- Urban Growth Boundary
- State Highway
- Interstate Highway

- Schools
- Proposed
- Existing
- Elem.
- Jr./Middle
- Senior
- Special
- Private
- Police
- Fire Station
- Post Office
- Library
- Church
- Synagogue
- Government Building
- Courthouse

- NOTES**
- * Property May Develop as Comprehensive Planned Development (CPD)
 - ☆ Property May Develop as Planned Residential Unit (PRU)

Important Notice: This map is a guide to the types of land use which are appropriate for particular properties. The general land use categories shown on this map are subject to the specific development standards of the Rockville Zoning Ordinance. The Zoning Ordinance may allow land uses which are different than the general land use categories depicted on this map. If you have any questions about this map or the specific provisions of the Rockville Zoning Ordinance, contact the City of Rockville Department of Community Planning and Development Services at (240) 314-8200 or by writing or visiting City Hall at 111 Maryland Avenue, Rockville, MD 20850.

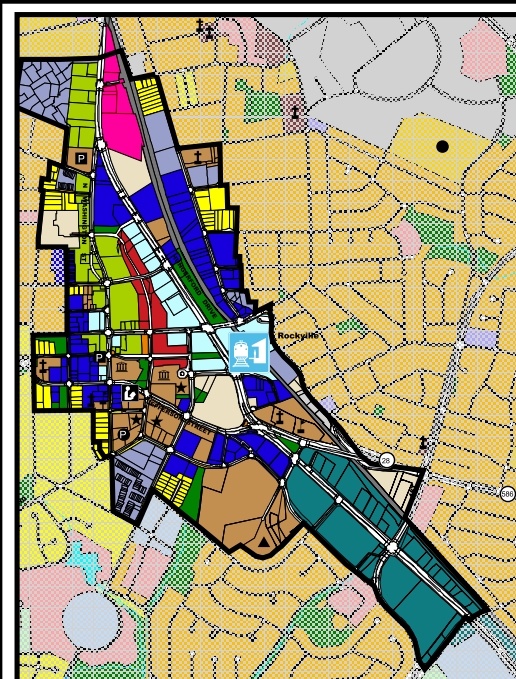
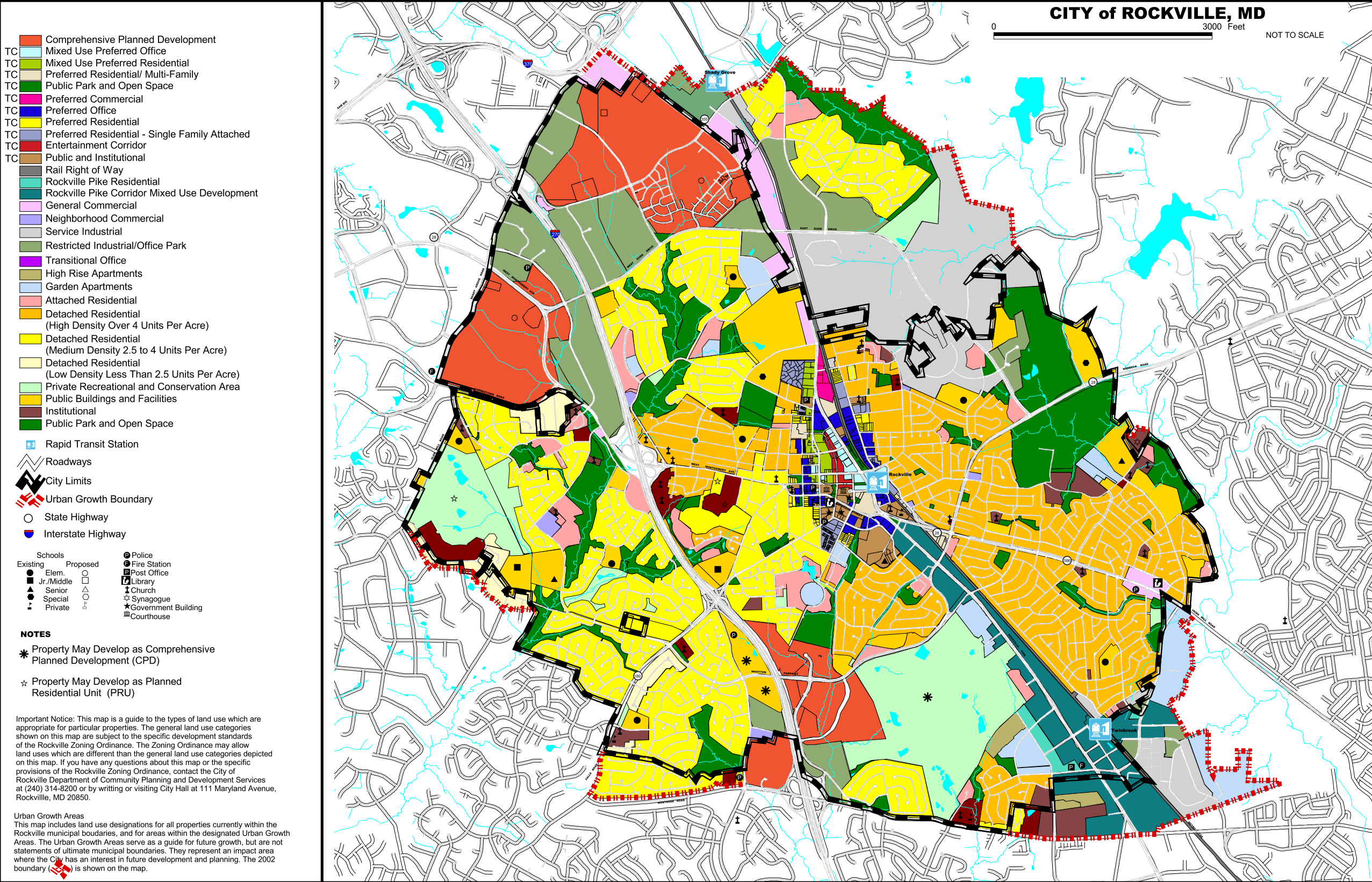
Urban Growth Areas
This map includes land use designations for all properties currently within the Rockville municipal boundaries, and for areas within the designated Urban Growth Areas. The Urban Growth Areas serve as a guide for future growth, but are not statements of ultimate municipal boundaries. They represent an impact area where the City has an interest in future development and planning. The 2002 boundary is shown on the map.



CITY OF ROCKVILLE
DEPARTMENT OF COMMUNITY PLANNING
AND DEVELOPMENT SERVICES

Planned Land Use

Comprehensive Master Plan
Adopted November 12, 2002



Rockville Town Center
Planned Land Use
The Town Center will be a daytime, evening, and weekend activity center that is easily identifiable, pedestrian-oriented, and incorporates a mix of uses and activities.

Town Center Planning Area

- Mixed Use Preferred Office
- Mixed Use Preferred Residential
- Preferred Residential/ Multi-Family
- Public Park and Open Space
- Preferred Commercial
- Preferred Office
- Preferred Residential
- Preferred Residential - Single Family Attached
- Public and Institutional
- Entertainment Corridor
- Preferred Arts/Office/Live-Work Space

Note: Land Uses In Town Center Planning Area As Recommended By Town Center Master Plan, October, 2001.

City of Rockville Development Review Process

The City of Rockville has its own planning and zoning authority and development review process. The collaborative process is managed by the Planning Division within the Department of Community Planning and Development Services and also includes the Inspection Services Division, Engineering and Transportation Divisions within the Department of Public Works, the City Forester and the Department of Recreation and Parks.

Decisions on land development applications are made by the Mayor and Council, Planning Commission, Board of Appeals, Historic District Commission, or designated staff established by City Code.

Please call the appropriate division for more information and assistance.

Planning Division, 240-314-8200
Public Works Division, 240-314-8500
Inspection Services Division, 240-314-8240
City Forester: 240-314-8705
Recreation and Parks Division: 240-314-8600